

BILL NO. Z-70-02- 13

ZONING MAP ORDINANCE NO. Z- Lost.

AN ORDINANCE amending the City of Fort Wayne
Zoning Map No. F-8.

BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF FORT WAYNE,
INDIANA:

SECTION 1. That the area described as follows is hereby
designated a B-1-B District under the terms of Chapter 36,
Municipal Code of the City of Fort Wayne, Indiana, 1946, as
amended by General Ordinance No. 2836; and the symbols on the
City of Fort Wayne Zoning Map No. F-8 referred to therein,
established by Section 9, Article III of said Chapter as amended,
are hereby changed accordingly, to-wit:

Lots 1, 2, 3, 4 and 5 of Cassel Place
Addition according to the recorded plat
Book 17, page 62, in the office of the
Recorder of Allen County, Indiana.

SECTION 2. This Ordinance shall be in full force and
effect from and after its passage, approval by the Mayor, and
legal publication thereof.



APPROVED AS TO FORM
AND LEGALITY


CITY ATTORNEY

Read the first time in full and on motion by Dunifon seconded by Nuckols and duly adopted, read the second time by title and referred to the (Committee on) Regulations (and to the City Plan Commission for recommendation) (~~and Public Hearing to be held after due legal notice, at the Council Chambers, City Hall, Fort Wayne, Indiana, on~~ the _____ day of _____, 196____, at _____ o'clock, P.M., E.S.T.)

Date: 2-10-70

Frank D. Bonahoom
City Clerk

Read the third time in full and on motion by Dunifon seconded by Geake and duly adopted, placed on its passage.

Passed (LOST) by the following vote:

AYES	<u>0</u>	NAYS	<u>8</u>	ABSTAINED	_____	ABSENT	<u>1</u>	to-wit:
Adams	_____	<u>✓</u>	_____	_____	_____	_____	_____	
Dunifon	_____	<u>✓</u>	_____	_____	_____	_____	_____	
Fay	_____	<u>✓</u>	_____	_____	_____	_____	_____	
Geake	_____	<u>✓</u>	_____	_____	_____	_____	_____	
Nuckols	_____	<u>✓</u>	_____	_____	_____	_____	<u>✓</u>	
Robinson	_____	<u>✓</u>	_____	_____	_____	_____	_____	
Rousseau	_____	<u>✓</u>	_____	_____	_____	_____	_____	
Steigerwald	_____	<u>✓</u>	_____	_____	_____	_____	_____	
Tipton	_____	<u>✓</u>	_____	_____	_____	_____	_____	

Date 3-10-70

City Clerk

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as (Zoning Map) (~~General~~) (~~Annexation~~) (~~Special~~) (~~Appropriation~~) Ordinance (~~Resolution~~) No. _____

on the _____ day of _____, 196____.

ATTEST: (SEAL)

City Clerk

Presiding Officer

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the _____ day of _____, 196____ at the hour of _____ o'clock ____M.,E.S.T.

City Clerk

Approved and signed by me this _____ day of _____, 196____, at the hour of _____ o'clock ____M.,E.S.T.

Mayor

RESOLUTION OF ZONING ORDINANCE AMENDMENT RECOMMENDATION

WHEREAS, the Common Council of the City of Fort Wayne, Indiana, on February 10, 1970, referred a proposed zoning map amendment to the City Plan Commission which proposed ordinance was designated as Bill No. Z-70-02-13; and,

WHEREAS, the required notice of public hearing on such proposed ordinance has been published as required by law; and,

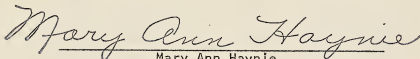
WHEREAS, the City Plan Commission conducted a public hearing on such proposed ordinance on February 16, 1970;

NOW THEREFORE, BE IT RESOLVED that the City Plan Commission does hereby recommend that such proposed ordinance DO NOT PASS for the reasons that no need has been shown for the Land Use Plan to be amended, the amendment will not be in the best interest of and benefit to the area involved and of and to the city, and the amendment will be detrimental to and conflicts with the overall city plan;

BE IT FURTHER RESOLVED that the Secretary is hereby directed to present a copy of this resolution to the Common Council at its next regular meeting.

This is to certify that the above is a true and exact copy of a resolution adopted at the meeting of the Fort Wayne City Plan Commission held March 2, 1970.

Certified and signed this
3rd day of March 1970.



Mary Ann Haynie
Secretary

Bill No. Z-70-02-13

REPORT OF THE COMMITTEE ON REGULATIONS

We, your Committee on Regulations to whom was referred an Ordinance
amending the City of Fort Wayne Zoning Map No. F-8.

Lost

have had said Ordinance under consideration and beg leave to report back to the Common
Council that said Ordinance *Do Not* PASS.

JACK K. DUNIFON, Chairman

EDWIN J. ROUSSEAU, Vice-Chairman

THOMAS G. ADAMS

WILLIAM K. GEAKE

PHIL A. STEIGERWALD

Jack K. Dunifon
Edwin J. Rousseau
Thomas G. Adams
William K. Geake
Phil A. Steigerwald

CONCURRED IN

DATE 3-10-70

RUAO G. DONAHOO, CITY CLERK



\$ 25.00

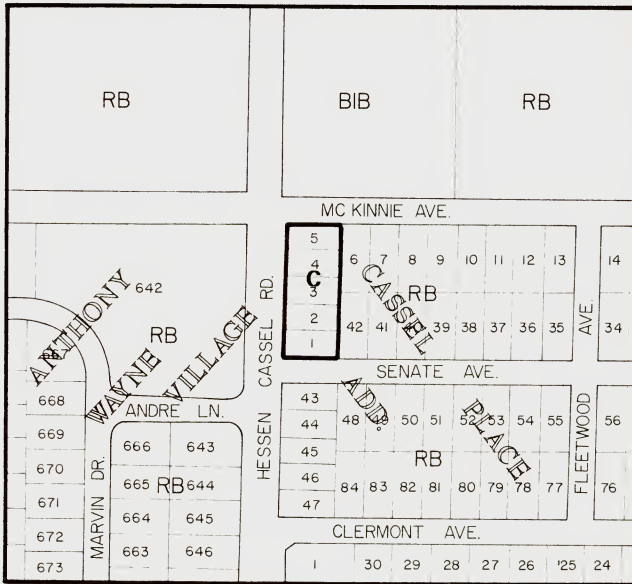
Jan 7 1970 No.

RECEIVED OF De Light Hostetter + Pauline E + Marion Zert

Twenty-five and ^{no}/₁₀₀ DOLLARS

Be zone Lots 1 thru 5 Cassel Place
Addition

By Ann Rogers



C-CHANGE FROM RB TO BIB

2-70-02-13



PETITION TO REZONE

TO THE COMMON COUNCIL OF THE CITY OF FORT WAYNE:

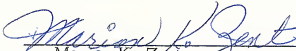
The undersigned, being the owners of real estate hereinafter described, respectfully petition your Honorable Body to amend the Zoning Ordinance of the City of Fort Wayne and the Zoning Map attached thereto; by changing the symbols from R-B to a B-1-B District as to the following described real estate, to-wit:

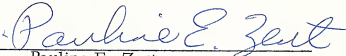
Lots 1, 2, 3, 4 and 5 of Cassel Place Addition according to the recorded plat Book 17, page 62, in the office of the Recorder of Allen County, Indiana.

More commonly known as:

4201 Hessen Cassel and 4209 Hessen Cassel and 4217 Hessen Cassel


Delight Hostetler

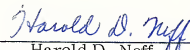

Marion K. Zent

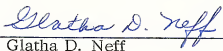

Pauline E. Zent

FIRST FEDERAL SAVINGS & LOAN
ASSOCIATION OF FORT WAYNE

By:




Harold D. Neff


Glatha D. Neff

Feb, 10-1970

I am definitely against Rezoning
those Lots on Hessen Cassel Rd.
I am the first house on Senate
and I would be right behind
a Filling Station. I am a Widow
and my taxes are over six hundred
a year, I would take a great loss
on my property. I have been ill
& cannot attend the meeting.

Mrs. Geraldine Bowers
3207 Senate
Mt Wayne Ind,

CASSEL PLACE ADDITION

* * * * *

The North one-half of the Northwest one-half of Section 20, Township 30 North, Range 13 East, in Allen County, Indiana; all in accordance with the plat above shown to be known as Cassell Place Addition to the City of Fort Wayne. The lots are numbered consecutively (1) to (84) inclusive, and dimension in feet are noted for all lots and streets on the face of the plat.

RESTRICTIONS

1. ONLY ONE HOUSE FOR PRINCIPAL USE AS RESIDENTIAL DWELLING MAY BE ERECTED ON ANY LOT.

ALL LOTS IN SAID PLAT SHALL BE FOR RESIDENTIAL USE ONLY, EXCEPT THOSE LOTS IN SAID PLAT FRONTING UPON WAYNE TRACE AND HESSEN CASSELL ROAD, WHICH LOTS MAY BE FOR BOTH RESIDENTIAL AND COMMERCIAL USE.
(CAPITAL EMPHASIS OUR'S)

2. No building with less than 600 square feet of floor space may be erected within said plat. All buildings shall be set upon foundations of stone, brick or concrete.

3. All building shall be placed not less than 35 feet back from front line of the lot, and not less than 10 feet from side street line of any corner lot, porches and bay windows excepted.

All other restrictions are the same as for Hoevel's 1st and 2nd Addition.

Plat Record 18, Page 65.